

DHCD Housing Provider COVID-19 Impact Survey

Are you a District housing provider?

1. **Do you currently own residential rental property in the District of Columbia?** (Note: If you do not own rental property in the District but you are an agent, staff member or property manager able to respond on behalf of a single owner, answer "yes". If you cannot respond on behalf of the owner or you are engaged with multiple owners, please answer "no" and provide the webpage link you used to access the survey to the owner or owners you represent)

☐ Yes

☐ No

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Tell us about your business

2. How many total rental properties do you own?

3. How many rental properties do you own in the District of Columbia?

4. What type of structure do you own as rental properties in the District? [If you own different types of structure, please select all that apply]

- | | |
|--|--|
| <input type="checkbox"/> Single-family detached | <input type="checkbox"/> Multifamily 11 to 20 unit |
| <input type="checkbox"/> single-family attached (row home) | <input type="checkbox"/> Multifamily 21 to 50 unit |
| <input type="checkbox"/> Multifamily 2 or 3 unit | <input type="checkbox"/> Multifamily with more than 50 units |
| <input type="checkbox"/> Multifamily 4 to 10 unit | |
| <input type="checkbox"/> Other (please specify) | |

5. How are your properties in the District owned?

- ☐ They are owned by an individual or family (including yourself)
- ☐ They are all owned by a single corporate entity (incl. (incl. partnership, limited liability corporation (LLC) and cooperative)
- ☐ They are owned as separate corporate entities (incl. Partnerships, limited liability corporations (LLCs) and cooperatives)
- ☐ Other/A mix of the options above (please specify)

6. Do you earn a majority of your income (50% or more) from your rental properties?

- ☐ Yes
- ☐ No
- ☐ Other/Not Applicable (please specify)

7. Select EACH method your tenant(s) use(s) to pay rent.

☐ Check

☐ Bank to Bank or ACH transfer

☐ Cash

☐ Government operating subsidy such as Housing Choice Voucher, Local Rent Supplement, or VA Supportive Housing (VASH)

☐ Money Order

☐ Credit or Debit Card

☐ Other (please specify)

8. In which quadrants of the District do you own rental property? (check all that apply)

☐ Northeast (NE)

☐ Northwest (NW)

☐ Southeast (SE)

☐ Southwest (SW)

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Tell Us about Your Experience During COVID-19

9. The District of Columbia and others have established a number of emergency rental assistance programs that can assist tenants at this time. If you are familiar with one of the programs below, please click the box (Click as many as you are familiar with).

- ☐ Emergency Rental Assistance Program (ERAP)
- ☐ COVID-19 Housing Assistance Program (CHAP)
- ☐ Tenant Based Rental Assistance Program (TBRA) for buildings of 50 units or fewer
- ☐ 202 Assist for residents of Ward 8
- ☐ Other (please use this space to let us know about other emergency rental assistance programs you are familiar with))

10. Is it your impression that tenants in need of emergency rental assistance in the District are able to receive it?

- ☐ Most tenants in need of emergency rental assistance have been able to receive it
- ☐ Only some tenants in need of emergency rental assistance have been able to receive it
- ☐ None of the tenants in need of emergency rental assistance have been able to receive it
- ☐ I am not aware of tenants in need of emergency rental assistance
- ☐ I don't know/I am not aware of whether tenants have applied for emergency rental assistance

11. Thinking back to the start of the COVID-19 Public Health Emergency (March 2020) through November 1, are you aware of any of your tenants having paid the current or back rent using emergency rental assistance such as the Emergency Rental Assistance Program (ERAP), Tenant Based Rental Assistance (TBRA), or COVID-19 Housing Assistance Program (CHAP)?

- ☐ Yes
- ☐ No

12. Are you aware of the COVID-19 Public Health Emergency requirement to establish a payment plan for all tenants that ask and show they were financially impacted by the COVID-19 Public health crisis?

- ☐ Yes
- ☐ No

13. Have you established any payment plans for your tenants since the start of the COVID-19 Public Health Emergency (March 2020)?

☐ Yes

☐ No

14. How has the COVID-19 eviction moratoriums (District and Federal) affected your operations?

☐ The eviction moratoriums have made our operations better

☐ The eviction moratoriums have had no impact on our operations

☐ The eviction moratoriums have made our operations somewhat worse

☐ The eviction moratoriums have made our operations much worse

☐ Other (please specify)

15. Please use this space if you wish to tell us more about the eviction moratorium's impact on your business

16. Have you had difficulty filling vacant rental units in your rental property in the District in October?

☐ We did not have any vacancies we were marketing

☐ No, we have seen typical or stronger demand for our vacancies

☐ Yes, vacancies took longer than typical to fill/we had to reduce rents or offer incentives or concessions to fill the units

☐ Other (please specify)

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Property Financing

17. Are any of your rental properties in the District of Columbia currently mortgaged?

☐ Yes

☐ No

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Mortgage Assistance

18. Did you have any difficulty paying a mortgage payment for any property in the District in October?

☐ Yes

☐ No

19. Have you contacted any of your lenders about financial relief for any property in the District related to the COVID-19 public health crisis?

☐ Yes

☐ No

20. Do you currently have at least one mortgage in the District in forbearance?

☐ Yes

☐ No

21. Do you anticipate contacting any of your lenders about financial relief for a property in the District related to the COVID-19 public health crisis in the next 60 days? (Note: this can include a property you have already contacted them about previously included in the responses above)

☐ Yes

☐ No

☐ Unsure

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How can we help?

22. Which policy ideas do you think would be most helpful in assisting housing providers in the District in response to the COVID-19 public health crisis? (Even if your business does not need assistance click all that you think would be helpful and you can also suggest your own below)

- | | |
|---|---|
| <input type="checkbox"/> Rental assistance for impacted tenants | <input type="checkbox"/> Tax relief |
| <input type="checkbox"/> Help with mortgage payments | <input type="checkbox"/> Assistance with paying for supplies |
| <input type="checkbox"/> Assistance with utilities | <input type="checkbox"/> Help finding tenants/filling vacancies |
| <input type="checkbox"/> Other (please specify) | |

23. Use this space if you wish to tell us about concerns related to how COVID-19 is affecting your operations that were not adequately covered by this survey.

24. Use this space if you wish to tell us more about your ideas of ways the District government or others could assist your tenants during the COVID-19 public health crisis.

25. Use this space if you would like to tell us more about ways the District government or others could assist your rental business during the COVID-19 public health crisis.

26. Please tell us how you would rate the District of Columbia's overall response to the COVID-19 public health crisis.

- ☐ Poor
- ☐ Fair
- ☐ Good
- ☐ Excellent

27. Please tell us how you would rate the District of Columbia's response to the COVID-19 public health crisis as it relates to your rental business?

- ☐ Poor
- ☐ Fair
- ☐ Good
- ☐ Excellent

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Demographics

28. Which of the following options best describe your race and ethnicity? (Note: If you are not the owner, respond with the race and ethnicity of the owner you are responding for)

- | | |
|---|---|
| <input type="checkbox"/> Black or African American individual or family | <input type="checkbox"/> Hispanic individual or family |
| <input type="checkbox"/> White individual or family | <input type="checkbox"/> A corporate entity whose majority owner/owners are not White |
| <input type="checkbox"/> Asian individual or family | <input type="checkbox"/> A corporate entity whose majority owner/owners are White |
| <input type="checkbox"/> American Indian, Alaska Native, Native Hawaiian or Other Pacific Islander individual or family | <input type="checkbox"/> I don't know/I'd prefer not to answer |
| <input type="checkbox"/> Other (please specify) | |

29. Are you a resident of the District of Columbia? (If you are not the owner reply for the owner only if you know this information)

- ☐ Yes
- ☐ No
- ☐ I am not the owner and I do not know this information
- ☐ Other (please specify)

30. Which of the following statements best describes your view of economic conditions in the District of Columbia today?

- ☐ The District's economy is going to get worse before it starts to recover
- ☐ The District's economy is in bad shape and it will be for a while, but it won't get much worse
- ☐ The District's economy has seen the worst of the crisis and the economy is going to recover soon
- ☐ The District's economy is on the path to recovery

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Thank you!

Thank you for completing the survey. Your responses are invaluable to us as we react to COVID-19 and prepare for the recovery of the District's rental housing sector.